



BENSENVILLE
VILLAGE CLERK'S OFFICE

12 South Center Street
Bensenville, IL 60106

Office: 630.350.3404
Fax: 630.350.3438
www.bensenville.il.us

VILLAGE BOARD

July 9, 2025

President
Frank DeSimone

Mr. Michael Watkins
915 Harger Road, Suite 300
Oak Brook, Illinois 60523

Board of Trustees
Rosa Carmona
Ann Franz
Marie T. Frey
McLane Lomax
Nicholas Panicola Jr.
Armando Perez

Village Clerk
Nancy Quinn

Village Manager
Daniel Schulze

Re: July 2, 2025 FOIA Request

Dear Mr. Watkins:

I am pleased to help you with your July 2, 2025 Freedom of Information Act ("FOIA"). The Village of Bensenville received your request on July 2, 2025. You requested copies of the items indicated below:

"Any and all notices of violations, building violations, maintenance violations and failed inspection reports regarding the property located at 1346 Irving Park Road Bensenville from July 2018 to July 2025."

After a search of Village files, the following records were found responsive to your request:

- 1) Village of Bensenville Correction Notice for Inspection No. 76252. (1 pg.)
- 2) Village of Bensenville Correction Notice for Inspection No. 79989. (1 pg.)
- 3) Village of Bensenville Correction Notice for Inspection No. 87886. (2 pgs.)
- 4) Village of Bensenville Correction Notice for Inspection No. 113745. (1 pg.)
- 5) Village of Bensenville Correction Notice for Inspection No. 116215. (1 pg.)
- 6) Village of Bensenville Correction Notice for Inspection No. 117085. (1 pg.)

Home Addresses, Personal Email Addressed and Personal Phone Numbers have been withheld under Section 7(1)(b) of FOIA.

Section 7(1)(b) of FOIA provided that "private information" is exempt from disclosure. "Private information" is defined in FOIA as, "unique identifiers, including a person's social security number, driver's license number, employee identification number, biometric identifiers, personal financial information, passwords, or other access codes, medical records, home or personal telephone numbers, and personal email addresses. Private information also includes home address and personal license plates, except as otherwise provided by law or when compiled without possibility of attribution to any person." 5 ILCS 140/2(c-5). Consequently, certain identifiers have been redacted from the records being provided.

Pursuant to Section 9 of the FOIA, 5 ILCS 140/9, I am required to advise you that I, the undersigned Freedom of Information Officer, reviewed and made the foregoing determination to deny a portion of your FOIA Request as indicated. Should you believe that this Response constitutes an improper denial of your request, you may appeal such by filing a request for review within sixty (60) days of the date of this letter with the Public Access Counselor of the Illinois Attorney General's Office, Public Access Bureau, 500 South Second Street, Springfield, Illinois 62706; telephone 1-887-299-FOIA; e-mail: public.access@ilag.gov. You may also have a right of judicial review of the denial under Section 11 of the FOIA, 5 ILCS 140/11.

Do not hesitate to contact me if you have any questions or concerns in connection with this response.

Very truly yours,


Corey Williamsen
Freedom of Information Officer
Village of Bensenville



VILLAGE OF BENSENVILLE FREEDOM OF INFORMATION ACT REQUEST FORM

BENSENVILLE
VILLAGE CLERK'S OFFICE

TO: COREY WILLIAMSEN

FROM:

Name Michael Watkins

Freedom of Information Officer
Village of Bensenville
12 S. Center Street
Bensenville, IL 60106

Address 915 Harger Road Suite 300
Oak Brook, IL 60523
Phone 224-775-8578
E-Mail admin@mkwlegal.com

18684

TITLES OR DESCRIPTION OF RECORDS REQUESTED (Please Include Date of Birth and Case Number for Police Records):

Any and all notices of violations, building violations, maintenance violations and failed inspection reports regarding the

the property located at 1346 Irving Park Road Bensenville from July 2018 to July 2025

THIS REQUEST IS FOR A COMMERCIAL PURPOSE (You must state whether your request is for a commercial purpose. A request is for a "commercial purpose" if all or any part of the information will be used in any form for sale, resale, or solicitation or advertisement for sales or services. Failure to disclose whether a request is for a commercial purpose is a prosecutable violation of FOIA.)

Would like your request delivered via: E-Mail U.S. Mail Pick-Up*

*Pick-Up is available by appointment at Village Hall Monday thru Friday; between 8:00 a.m. - 5:00 p.m.

I understand that any payment need be received before any documents are copied and/or mailed.

7/2/2025

Date

All FOIA responses are posted on the Village's website. Name and address of the requestor will be made public.

The first fifty (50) pages of the request are free. The fee charge is fifteen (15) cents after the first fifty (50) pages.

Unless otherwise notified, your request for public records will be compiled within five (5) working days.

Unless otherwise notified, any request for commercial purposes will be compiled within twenty-one (21) days working days.

COREY WILLIAMSEN, FREEDOM OF INFORMATION OFFICER

Telephone: (630) 350-3404 Facsimile: (630) 350-3438

E-mail Address: FOIArequest@bensenville.il.us

For Freedom of Information Officer Use Only

7/2/25
Date Request Received

7/10/25
Date Response Due

7/17/25
Date Extended Response Due

\$0
Total Charges

7/9/25
Date Documents Copied or Inspected

Received by Employee:



**VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES**

12 South Center
Bensenville, IL 60106
630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 1346 IRVING PARK Unit: B

Business name: TOBACCO CORNER

Phone: [REDACTED]

Business Owner: YAGHAZI LL

Address: 1346 W IRVING PARK RD UNIT B BENSENVILLE, IL

Inspection Date: 6/24/2020

Inspector: TOM KNIGHT

<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>
0001	IMPROPER DISPLAY OF ADDRESS	Provide the address numbers to the rear door. Use numbers at least 4" high.
150F	IMPROPER PITCH ON FLUE	Repair the pitch on both flue pipes (furnace and water heater).
160C	EXIT LIGHTS	Repair/replace the EXIT lights. 90-minute battery back-up required.
160D	EMERGENCY LIGHTS	Repair/replace the emergency lights. 90-minute battery back-up required.

Additional Remarks/Comments:

Reinspection 76416 created on 06/26/2020 by 6523lkn

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

You are hereby notified to remedy the conditions as stated above within 30 days.

Neither this inspection nor any Certificate of Occupancy issued by the Village of Bensenville shall be considered a complete list of Code or Municipal Ordinances.

Our inspection can be substantially limited by access available and stored items or furniture.

Some occupancies may require inspections to be completed on individual systems such as heating appliances, roofing, structure or fire protection systems.

If you have questions about this inspection, please call 630-350-3448.

DISCLAIMER: The Village of Bensenville does not warrant the condition of any property inspected and disclaims all liability for any claims arising out of the property or condition thereof.

Mohammad Mirza via email at [REDACTED]

N.D. Mehmeti via email at [REDACTED]

Copy of this report received by/mailed to:

Inspector: Tom Knight

6-22-2020

Date:



**VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES**

12 South Center
Bensenville, IL 60106
630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 1346 IRVING PARK Unit: A

Business name: AWAY STAFFING SERVICES, INC

Phone: [REDACTED]

Business Owner: AWAY STAFFING SERVICES, INC

Address: 1346 W IRVING PARK ROAD UNIT# A/1E BENSENVILLE, IL

Inspection Date: 1/18/2021

Inspector: DON TESSLER

Checklist # Violation

050Z	LABEL BATHROOM DOOR
060	DOOR HANDLE
060A	SELF-CLOSING HARDWARE NEEDED
090D	REPLACE STAIN CEILING TILES
120D	REPLACE SWITCH COVER PLATE
160D	NEED EMERGENCY LIGHT W/ 2HR BU
190K	NEED CORRECT KEYS IN KEY BOX

Violation comment

Bathroom door need sign, washroom or bathroom
Repair/replace broken door handle rear exit door.
Repair self-closing hardware in utility room/ repair drywall hole.
Replace all stain ceiling tiles.
Replace missing switch cover plate in utility room.
Need an emergency light unit in washroom.
Need the correct keys in the fire dept. key box.

Additional Remarks/Comments:

Re-inspection 02/22/2021

Reinspection 80027 created on 01/18/2021 by 6523dtes

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

You are hereby notified to remedy the conditions as stated above within 30 days.

Neither this inspection nor any Certificate of Occupancy issued by the Village of Bensenville shall be considered a complete list of Code or Municipal Ordinances. Our inspection can be substantially limited by access available and stored items or furniture. Some occupancies may require inspections to be completed on individual systems such as heating appliances, roofing, structure or fire protection systems. If you have questions about this inspection, please call 630-350-3413.

DISCLAIMER: The Village of Bensenville does not warrant the condition of any property inspected and disclaims all liability for any claims arising out of the property or condition thereof.

Copy of this report received by/mailed to: _____

Inspector: _____

Date: _____



VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES
 12 South Center
 Bensenville, IL 60106
 630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address:	1346 IRVING PARK	Unit:	B
Business name::	TOBACCO CORNER	Phone:	[REDACTED]
Business Owner:	YAGHAZI LL	Address:	
Inspection Date:	9/29/2021	1346 W IRVING PARK RD UNIT B BENSENVILLE, IL	
<u>Checklist #</u>	<u>Violation</u>	<u>Violation comment</u>	
0001	IMPROPER DISPLAY OF ADDRESS	Need proper front address on unit, 1346B front door, visible from street, in white if possible.	
090D	REPAIR HOLES IN WALL/CEILING	Replace all stained and mold ceiling tiles.	
130E	WATER HEATER NEEDS JUMPER WIRE	Need a jumpier wire to bond the water heater, wire from hot to cold water pipe.	
160E	EMERGENCY LIGHTING INOPERABLE	Repair/replace non-working emergency light units.	
180B	EXTINGUISHERS - ANNUALLY	Fire extinguisher needs a current annual inspection, test and tagged.	
190K	NEED CORRECT KEYS IN KEY BOX	Need the correct key for this unit in the fire dept. key box.	

Additional Remarks/Comments:

Re-inspection 11/01/2021

Reinspection 87887 created on 09/29/2021 by 6523dtes

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATIONS WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY.

You are hereby notified to remedy the conditions as stated above within 30 days.

Neither this inspection nor any Certificate of Occupancy issued by the Village of Bensenville shall be considered a complete list of Code or Municipal Ordinances. Our inspection can be substantially limited by access available and stored items or furniture. Some occupancies may require inspections to be completed on individual systems such as heating appliances, roofing, structure or fire protection systems. If you have questions about this inspection, please call 630-350-3413.

DISCLAIMER: The Village of Bensenville does not warrant the condition of any property inspected and disclaims all liability for any claims arising out of the property or condition thereof.



VILLAGE OF BENSENVILLE
INSPECTORIAL SERVICES
12 South Center
Bensenville, IL 60106
630-350-3413 fax:630-350-3449

Type of Inspection: NON-RESIDENTIAL INSPECTION

CORRECTION NOTICE

Address: 1346 IRVING PARK

Unit: B

Business name:: TOBACCO CORNER

Phone: [REDACTED]

Business Owner: YAGHAZI LL

Address: 1346 W IRVING PARK RD UNIT B BENSENVILLE, IL

Inspection Date: 9/29/2021

Inspector: DON TESSLER

E-mailed 09-29-2021

Copy of this report received by/mailed to:

Inspector: *Donald Tessler*

09/29/2021

Date:

VILLAGE OF BENSENVILLE INSPECTIONAL SERVICES

12 South Center
Bensenville, IL 60106
630-350-3413 fax: 630-350-3449

Type of Inspection: CORRECTION NOTICE

CORRECTION NOTICE

Address: 1346 WEST IRVING PARK ROAD Unit:

Business Name: N. DANIEL MEHMETI Phone: [REDACTED]

Property Owner: NDERIM, MEHMETI Address: [REDACTED]

Inspection Date: 07/24/2024 Inspector: DON TESSLER

Violation Violation comment

GARBAGE ENCLOSURE ISSUE All trash receptacles shall be located within an approved enclosure. Make sure the lids and gates are closed.

Additional Remarks/Comments: RE 113747

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATION WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY ASSIGNED BY A JUDICATOR.

You are hereby notified to remedy the conditions as stated above by 07/31/2024.

Neither this inspection nor any Certificate of Occupancy issued by the Village of Bensenville shall be considered a complete list of Code or Municipal Ordinances. Our inspection can be substantially limited by access available and stored items or furniture. Some occupancies may require inspections to be completed on individual systems such as heating appliances, roofing, structure or fire protection systems. If you have questions about this inspection, please call 630-350-3413.

DISCLAIMER: The Village of Bensenville does not warrant the condition of any property inspected and disclaims all liability for any claims arising out of the property or condition thereof.

Copy of this report received by/mailed to: E-mailed 07/24/2024 to [REDACTED]

DON TESSLER

07/24/2024

Inspector

Date

**VILLAGE OF BENSENVILLE
INSPECTIONAL SERVICES**

12 South Center
Bensenville, IL 60106
630-350-3413 fax: 630-350-3449

Type of Inspection: MULTIPLE FAMILY DWELLING

CORRECTION NOTICE

Address: 1346 WEST IRVING PARK ROAD

Unit: 2N

Business Name: NDERIM, MEHMETI

Phone: [REDACTED]

Property Owner: NDERIM, MEHMETI

Address: [REDACTED]

Inspection Date: 10/04/2024

Inspector: BRANDON MUI

Violation

REMOVE ALL RUBBISH OR GARBAGE

Violation comment

2021 ICC Property Maintenance Code Sec. 307.1 "All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage..."

SLEEPING AREA PROHIBITED

No person shall have a bedroom set up in a recreational area i.e. a living room. Please relocate bed and all bedroom furniture.

Additional Remarks/Comments:

APARTMENT MUST BE MAINTAINED AND FREE OF CLUTTER.

Reinspection # 116216

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATION WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY ASSIGNED BY A JUDICATOR.

You are hereby notified to remedy the conditions as stated above by **11/01/2024**.

Neither this inspection nor any Certificate of Occupancy issued by the Village of Bensenville shall be considered a complete list of Code or Municipal Ordinances. Our inspection can be substantially limited by access available and stored items or furniture. Some occupancies may require inspections to be completed on individual systems such as heating appliances, roofing, structure or fire protection systems. If you have questions about this inspection, please call 630-350-3413.

DISCLAIMER: The Village of Bensenville does not warrant the condition of any property inspected and disclaims all liability for any claims arising out of the property or condition thereof.

Copy of this report received by/mailed to: [REDACTED]

BRANDON MUI

Inspector

10/04/2024

Date

VILLAGE OF BENSENVILLE INSPECTIONAL SERVICES

12 South Center
Bensenville, IL 60106
630-350-3413 fax: 630-350-3449

Type of Inspection: CORRECTION NOTICE

CORRECTION NOTICE

Address: 1346 WEST IRVING PARK ROAD Unit: A

Business Name: MARITZA BOUTIQUE Phone: [REDACTED]

Property Owner: MEHMETI, N DANIEL Address: [REDACTED]

Inspection Date: 10/31/2024 Inspector: DON TESSLER

Violation Violation comment

VILLAGE REGULATIONS

The Village of Bensenville ordinance #10-10-7 prohibits flutter signage, please remove all flutter sign and discontinue use.

Additional Remarks/Comments: re-117086

THOSE ITEMS LISTED ABOVE ARE VIOLATIONS OF BENSENVILLE'S ADOPTED VILLAGE CODE AND/OR PROPERTY MAINTENANCE CODE. THIS IS YOUR WRITTEN "CORRECTION NOTICE". FAILURE TO CORRECT THE ABOVE LISTED VIOLATION WITHIN THE PRESCRIBED TIME CAN RESULT IN A FINE OF UP TO \$750 PER VIOLATION, PER DAY ASSIGNED BY A JUDICATOR.

You are hereby notified to remedy the conditions as stated above by 11/08/2024.

Neither this inspection nor any Certificate of Occupancy issued by the Village of Bensenville shall be considered a complete list of Code or Municipal Ordinances. Our inspection can be substantially limited by access available and stored items or furniture. Some occupancies may require inspections to be completed on individual systems such as heating appliances, roofing, structure or fire protection systems. If you have questions about this inspection, please call 630-350-3413.

DISCLAIMER: The Village of Bensenville does not warrant the condition of any property inspected and disclaims all liability for any claims arising out of the property or condition thereof.

Copy of this report received by/mailed to: E-mailed 10/31/2024 to [REDACTED]

DON TESSLER
Inspector

10/31/2024

Date